

TRANSFER
TAX
PAIDWARRANTY DEED**020293**

SHARON A. WARD of Waterville, Maine, for consideration paid, grants to ⁽²⁾JANET N. CUTLIFFE of Rochester, New Hampshire, with WARRANTY COVENANTS, the land in Waterville, County of Kennebec, and State of Maine, bounded and described as follows, to wit:

Being Unit #1 in Lincoln Woods Condominium located in Waterville, County of Kennebec and State of Maine, together with .0625 of the undivided interest appertaining to said Unit #1 in the common area and facility of said Lincoln Woods Condominium all as more fully set forth in the Declaration of Condominium dated December 6, 1988, and recorded in the Kennebec County Registry of Deeds, Book 3471, Page 259 and First Amendment thereto dated March 14, 1989 and recorded in said Registry of Deeds in Book 3516, Page 98 and Second Amendment thereto dated May 30, 1989 and recorded in said Registry of Deeds in Book 3558, Page 143. Said Declaration, First Amendment and Second Amendment, together with the schedules and exhibits thereto, are incorporated hereby by reference as though set forth at length herein.

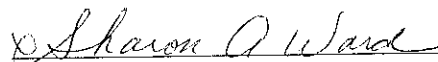
Reference is hereby made to the survey and plans of Lincoln Woods Condominium entitled "Plan of Property of J.J. Development Corp., Lincoln Woods, a Condominium" dated October 12, 1988 and duly recorded at the Kennebec County Registry of Deeds under Unit Ownership in Condominium File Nos. E-88279 through E-88281 inclusive and C-88282 through C-88288 inclusive and amended plans E-89064, C-89065 through C-89071 inclusive, and E-89163. Said survey and plans being incorporated herein by reference.

The premises conveyed herein are conveyed subject to all of the rights, reservations, conditions, restrictions, regulations, and matters set forth in the aforementioned Declaration of Condominium and on the aforementioned Plans; the within Grantee, as part of consideration given herefore, agreeing to abide by all of the said matters contained within said Declaration, set forth on said Plans and recited in the By-laws of Lincoln Woods, a condominium.

Being the same premises conveyed to Sharon A. Ward by Quitclaim Deed of Northern MGA, Inc. dated December 30, 1989 and recorded in the Kennebec County Registry of Deeds in Book 3676, Page 100.

WITNESS my hand and seal on June 16, 2003.


WITNESS


SHARON A. WARD

41-56-1

BK 7462PG 162

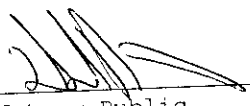
June 16, 2003

41-56-1

THE STATE OF Maine
Kennebec, ss.

Then personally appeared the above named SHARON A. WARD and
acknowledged the foregoing instrument to be her free act and deed.

Before me,


Notary Public

DAVID R. WHITTIER
My Commission Expires
August 30, 2007



RECEIVED KENNEBEC SS.

2003 JUN 17 PM 2:08

ATTEST: 
REGISTER OF DEEDS